

High Point Condominium Owners Association

Board Meeting

Wednesday, November 7, 2017

11:00 A.M.

Present: Board Members, Lisa Dykes, Ron Baumgart, and Z & R Property Management Chris Schade. Also in attendance were homeowner Carole Lesso and Anthony Sexton from Greener Grass. The meeting was called to order at 11:09 A.M. by Lisa Dykes.

Hearings: No hearings were conducted in conjunction with the meeting.

Open Forum:

Anthony Sexton addressed the fall clean up and sprinkler blowout and that all will be completed by the end of November. Lisa Dykes also mentioned to Anthony that the orange sand buckets need to be moved to the end of the sidewalks instead of the front steps, as people are using them to prop the doors open. Anthony agreed to bring 4 more buckets with sand and scoops.

Homeowners have concerns about the snow removal. Homeowners are cleaning off their own porches and sidewalks, as well as between cars. Anthony stated that none of that is in their contract. The decision was that the contract will be reviewed and modified as required. Chris Schade will provide a copy of the current contract to the board for review.

Minutes: Minutes of the September 13, 2017 meeting were presented and approved.

Finances : Cash Operating as of October 31, 2017 is at \$42,514.94 while Reserves are at \$30,045.19

Continuing Business:

Rules and Regulations updating remains to be finalized. It was suggested that the un-numbered parking spots have a 48 hour parking limit without vehicles being moved. The updates should be completed by the year end.

The new lights and smoke alarms for the three Vail buildings are not yet installed Chris Schade will check emailed bids for the installation. Two alarms will be needed on each floor.

A bid is still needed to install Plexiglas along the stair railings in the 3 Vail buildings to meet safety requirements for the insurance company.

Kick plates and door stops in the Vail buildings have been installed and bulletin boards have been hung.

Carole Lesso will follow up to see if there is still a pit bull at a residence on Jonathon Court.

New Business: Lisa Dykes requested that board meetings be held monthly starting in January 2018 to help facilitate projects that are not getting completed in a timely manner. Per Chris Schade, it will impact the Z and R costs to Highpoint.

6415 McNichols still has a fan in their window that needs to be removed.

6479 McNichols has expired license tags on their vehicle.

6424 McNichols has constant visitors.

Walkthrough inspections will be performed on the second Wednesday of each month. Board meetings will be the third Wednesday of the month. The walk through inspections will be at 10:00 a.m. January through May and September through December, while the June through August will be at 8:30 a.m.

Front porches on the Vail buildings are not being swept and the cleaning people are using long extension cords when vacuuming. Ron Baumgart will be seeing Dan with Image Bearers Cleaning on another matter and will discuss this with him.

Correspondence: A log of correspondence to the owners for violations was included in the board packet for review.

The meeting was adjourned at 12:23 P.M.

Respectfully Submitted,


Ron Baumgart